



Flat 3, 20C Mill Road
Cobholm, Great Yarmouth, NR31 0HS

£600 pcm
EPC Rating D

A one bedroom renovated first floor flat offered in central Great Yarmouth location just a short walk to the town centre and all local amenities.

COMMUNAL ENTRANCE AREA

carpeted stairs to first floor – the flat is to the front of the building.

SMALL ENTRANCE HALLWAY

newly fitted vinyl flooring; entrance door; good size storage cupboard; doors leading to Bedroom, Bathroom and Lounge.

OPEN PLAN LOUNGE / KITCHEN

16' 0" x 12' 1" (4.9m x 3.7m)

lounge area - newly fitted carpet; wall mounted radiator.

kitchen area - newly fitted vinyl flooring; brand new fitted grey gloss wall and base units with drawer unit and vinyl worksurface over; space for oven; wall mounted boiler for gas fired central heating; black composite sink unit; two double glazed windows to front; wall mounted radiator.

BEDROOM

10' 5" x 8' 6" (3.2m x 2.6m) newly fitted carpet; double glazed window to rear; wall mounted radiator.

BATHROOM

7' 2" x 4' 7" (2.2m x 1.4m) newly fitted vinyl flooring; white suite comprising of low level wc; bath with mixer tap and showerhead attachment; hand wash basin; wall mounted chrome towel warmer/radiator.

VIEWINGS

Strictly by appointment with the letting agents, BYCROFT LETTINGS, tel: 01493 844489.

COUNCIL TAX

The property is currently listed as Band A.